



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

HERITAGE AREA COMMISSION MEETING
MAY 25, 2016
CITY HALL-420 BROADWAY-CONFERENCE ROOM 2

COMMISSION MEMBERS PRESENT:

Hayes Clement, Chairman
Robin Andrade
Michael Del Priore
Kevin McEvoy
Abigail Robin

Giovanna Righini, Vice Chairman
Brian Bender-Tymon, Secretary
Theresa Drapkin

Excused:

Victoria St. John – Gilligan, Edwin Ford, Vacant Position

Others:

Suzanne Cahill, Planning Director
Reynolds Scott Childress, Ald. Ward 3, HAC Liaison
Joseph Safford, Zoning Board/Building Safety
Charles Polacco, Planning Board
George Donskoj, HLPC

A G E N D A

Called to order: 7:00PM

Old business:

1. Heritage Area Commission Handbook Update
S. Cahill requested that this be tabled until next month. Bard students working with the Planning Department are working on a Final Draft and preliminary comments from Commission members are being taken under advisement with further changes. An updated final draft will be circulated to Commission members prior to the June meeting.

New Business:

- 2.. Adopt minutes from April 27 2016 meeting. No comment or changes were suggested.



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

Motion, Michael Del Priore
Second, Abigail Robin
All in favor.

3.. 11 Hone Street. Exterior modification including paint colors, signage, porch detail to replicate historic character. Zone RT, HAC, LWRP. Ward 8, SBL 56.50-5-12. SEQR Determination., Coastal Consistency Determination. Gamble, Michael and Heatley, Peter; owners.

Peter Heatley was present to discuss the proposal. The applicants are proposing to changing the building colors to fit into the historic color scheme. In addition there are specific exterior restoration elements to replicate the original porch details. Mr. Heatley presented historic photos and reviewed the proposal. Minimal signage will also be installed to advertise a home based business. The traffic will be infrequent and will not impact the neighborhood. The project has been reviewed by the Planning Board.

LWRP – Favorable Consistency Determination based on all information provided
Motion, Kevin McAvoy
Second, Michael Del Priore
All in favor

Motion to change colors and exterior upgrades to replicate the original architectural character of the structure, and signage.

Motion, Theresa Drapkin
Second, Michael Del Priore
All in favor

4. 200 North Street. Review for redevelopment of site as seasonal flea market and food vending business. Zone RF-H, HAC, LWRP. Ward 8. SBL 4884-1-4. SEQR Determination, Coastal Consistency Determination. Smorgasburg Productions, LLC ; applicant and North Street Brickworks, LLC; owner.

Hayes Clement recused himself as he has represented the applicant in other real estate transactions.

K. McManus and S. Messinger, PE were present to represent the applicant. They, along with S. Cahill reviewed the project. S. Cahill noted that the Planning Board had met in a special meeting to make an environmental determination on May 23, 2016 and at that time the Board approved the project as presently proposed. There was discussion about how the project will address public safety and the opening has been delayed due to the concerns and need to have complete site security. Orange fence will be along the water side, older drying sheds will be



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

cordoned off for security. There are plans to have new lighting installed and landscaping along with site improvements for off-street parking will be added. Accommodations are also being made to address pedestrian and bicycle traffic along the roadway. The Commission also discussed how signage and traffic circulation patterns would be managed. Employees would be present on the day of the functions to direct traffic and the applicant will make efforts to redirect anticipated traffic to more commercial areas. They will also make concerted efforts to defer marine traffic from the site at the present time as there is no viable, safe access for patrons. They would like to be open in August.

LWRP – Consistency Determination based on information provided.
Motion, Michael Del Priore
Second, Theresa Drapkin
All in favor, with H. Clement recused

5. 32 and 33-39 Abeel Street. Consent for City of Kingston Planning Board to be designated as Lead Agency under SEQR. Zone RT, HAC, LWRP. Ward 8. SBL 56.43-5-35.100 and 56.43-3-27. SEQR Determination. Coastal Consistency Determination. Irish Cultural Center Hudson Valley, Inc.; Applicant/owner.

Kevin McEvoy recused himself based on prior transactions with applicants.

Brad Will, Architect; Robert Carey, Irish Cultural Center were present to discuss the project. After giving a general overview, the purpose of the Commission was identified as being the Local Coastal Assessment Determination and a general advisory role.

Vote to consent for the Planning Board to act as Lead Agency under the SEQR process, K. McEvoy recused due to affiliation with applicants.

Motion for consent to have Planning Board act as Lead Agency for SEQR determination.
Motion By : Abigail Robin
Second By: Michael Del Priore
All in favor, with K. McEvoy recused

6. 23 West Strand Street. Overhanging signage off building. Zone RT, HAC, LWRP. Ward 8. SBL 56.43-5-32. SEQR Determination, Coastal Consistency Determination. Old Capital Properties; owner and Timely Signs of Kingston; applicant.

Enchanted Cakes will use the hanging bar that is already in place for their new sign. Jen Beichert, Timely Signs, was present to represent the application before the Commission. A copy of the proposed signage, showing the size, color and graphics was circulated to all Commission



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

members. There is no illumination on the sign. Appropriate insurance will need to be provided as the sign overhangs the public sidewalk area.

Vote for LWRP Consistency Determination
Motion By: Kevin McEvoy
Second By: Theresa Drapkin
All in favor

Motion for approval of signage as proposed with condition that City be provided with appropriate insurance

Motion By: Robin Andrade
Second By: Michael Del Priore
All in favor

7. 52 Main Street. Replace panel of existing sign face to meet new corporate standards. Zone O-2, Stockade Historic District, HAC,. Ward 2. SBL 48.331-6-15. SEQR Depermination. Old Dutch Church; owner and Timely Signs of Kingston, applicant.

Modification to existing freestanding signage panel on Allstate sign to indicate new occupancy. Jennifer Beichert, Timely Signs was present to represent the applicant. Plans for the new signage were circulated for the Commission, identifying size, material and copy. No other changes are proposed.

Motion to Approve: Theresa Drapkin
Second by: Michael Del Priore
All in favor

8. 63 North Front Street. Signage for new business along street and side of building. Zone C-2, HAC, Stockade Historic District. Ward 2. SBL 48.314-2-15. SEQR Determination. Kelly and Scott Polston, owners.

The applicants presented a plan to have new signage for the restaurant business installed along the North Front Street fascia and also the Building fascia which is visible to the public parking lot. Redwood Restaurant signage approval.

Brian Bender-Tymon recused due to business connection.

Motion to Approve: Michael Del Priore
Second By: Kevin McAvoy
All in favor



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

9. 446 Broadway. Plan to install solar panels on rooftop of building. HAC review. Ward 5, Zone C-2, Mixed Use Overlay. Patricia Courtney-Strong; owner.

S. Cahill stated that this is a late application, but that the owner will need approval to arrange for work. Pat Courtney Strong, owner was present to review the proposal to install solar panels on the roof top of the building. 24 rooftop solar panels, none facing Broadway, will be located on the back side of the building. Elevation and aerial views were presented to indicate the installations.

Motion to Approve: Abigail Robin
Second By: Michael Del Priore
All in favor

9. HAC Legislative Changes

S. Cahill requested that the action be tabled

Motion by H. Clement
Second by K McEvoy
All in favor

10. UPAC/Bardavon is requesting a letter of support/resolution for grants totaling \$500,000, replacement upgrades, interior and exterior upgrades.

Motion to endorse resolution as presented:
Motion By: Theresa Drapkin
Second By: Robin Andrade
All in favor

11. Budget Expenses and Revenues

S. Cahill noted that since having a fee imposed for each application at \$20, the HAC has collected \$120 of the \$500 anticipated. These funds are expected to be used for administrative or local match for grant funds towards the production of the HAC Handbook being written.



CITY OF KINGSTON

OFFICE OF THE MAYOR
CITY HALL
420 BROADWAY
KINGSTON, NEW YORK 12401
www.kingston-ny.gov
mayorgallo@kingston-ny.gov

Steve Noble
MAYOR

Phone (845) 334-3902
Fax (845) 334-3904

12. Motion to adjourn at 8:15 PM

Motion By: Kevin McEvoy
Second By: Michael Del Priore
All in favor